GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Lands – Visakhapatnam District - Allotment of alternate land in place of patta lands and encroachment lands to an extent of Ac.1.76 cents and 0.14 cents respectively in Sy.No.111/2 and 3 etc., in Sheelanagar, Tunglam Village of Gajuwaka Mandal instead of paying compensation and to allot the same in favour of Regional Director, ESIC, Hyderabad for construction of 500 bedded ESIC Model Super Specialty Hospital on payment of Market Value @ Rs. 20,000/- per Sq. yard, as fixed earlier for an extent of Ac.6.82 cents, subject to certain conditions – Orders – Issued.

REVENUE (ASSGN.II) DEPARTMENT

G.O.MS.No. 304 Dated: 19-07-2017
Read the following:

1. From the District Collector, Visakhapatnam, D.O. Letter Rc. No. 3993/2014/E2, dated 10-07.2016.
2. From the Spl.C.S. & C.C.L.A., A.P., Letter No.Assn.III(3)/892/2016, dated 13-07-2017.
3. G.O.Ms.No.297, Revenue (Assn.II) Dept., dated: 17.07.2017

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O R D E R:

In the reference 1st read above, the District Collector, Visakhapatnam has stated that, after several negotiations with the land owners, finally land owners have consented and given in writing accepting to take alternate land and requested to issue necessary approval for the proposal of compensating the Patta land owners measuring an extent of Ac.1.76 cts in Sy.No.111/2 and 3 of Tunglam (V), Gajuwaka (M) and encroachers in Government lands for construction of 500 Bedded ESIC Model Super Specialty Hospital in Visakhapatnam District as arrived on the instructions of the Hon'ble Chief Minister to handover the said lands to the ESIC for taking further action in the matter.

2. Accordingly, the District Collector, Visakhapatnam has proposed the following:-

S.No	Name of the owner/ encroacher	Extent of the land owned		Alternate land to be given Sy.No Wise			
		Extent in Sq.Ys	Market Value of the land proposed for ESI	Village Name/ S.No	Extent in Sq. yards	Market Value of the alternate land given	Remarks
1	2	3	4	5	6	7	8
1	M/s Essen Systems rep. by DVV Satya-narayana Raju	726	12000	125, Duvvada	1743	5000	Since the basic value of the alternate land offered is less than the basic value of land acquired, hence proportionate extent is proposed; on the basis of basic value hence 1743 Sq.yds is proposed.
2	M/s Surajya Developers Rep by Sri J K Rawat	4840	12000	106/1 (Tunglam)	1040	12000	Land Value is equal. Hence the same extent is proposed.
				29/2, 30/2, 30/12	5500	9000	Since the basic value of the alternate land

				30/13 30/14 Tunglam			offered is less than the basic value of acquired land, hence, proportionately the extent is proposed for the balance 3800 Sq.yards, which is coming to 5054 Sq.yards. However as the land is being offered in two pieces and as basic value of alternate land offered is lesser than basic value of acquired land, an additional 10% is proposed and hence totally 5500 Sq.yds is proposed
3	1.Sargada Chandara Sekhara Kalidasu 2.Sargada Chandara Sekhara Kalidasu 3.Kosaraju Siva Rama Prasad 4.Makkina Visakhu	2662 (0.55 cts)	10000	116, Tunglam (0.29 cts) 74, Tunglam (0.26 cts)	1404 1258	12000	Land Value is equal. Hence the same extent is proposed
4	Sri Sandrana Demudamma	290	10000	116	290	12000	Land Value is equal. Hence the same extent is proposed
Total		8518 or Ac.1.76 cents			11235		

Government land encroachers				
S.No	Details of encroached land families	Extent Lost	Extent proposed to be giver alternate(Residential) with S.No./Extent/Village	Extent proposed to be given alternate (commercial) with Sy.No/Extent/Village
1	Gopisetty Family	360	Sy.No.74-360 Sq.yds in Tunglam	Sy.No.74-36 Sq.yds in Tunglam
2	Sandrana Family	210	Sy.No.74-210 Sq.yds in Tunglam	Sy.No.74-21 Sq.yds in Tunglam
3	Gandreddy Family	130	Sy.No.74-130 Sq.yds in Tunglam	Sy.No.74-13 Sq.yds in Tunglam
Total:		700 or Ac.0.14 cents		

3. In the reference 3rd cited, Government have issued orders for alienation of Government land to an extent of Ac.6.82 cents in Sy.No.104,111,112 & 113 of Tunglam (V) Sheelanagar, Gajuwada (M) on payment of Market Value @ Rs.20,000/- per Sq.Yard in favour of Regional Director, ESIC, Hyderabad for construction of 500 bedded ESIC Model Super Specialty Hospital on the request of the Director of Insurance Medical Services.

4. Government after careful examination of the proposal of the District Collector, Visakhapatnam and hereby accord permission for allotment of alternate land in place of patta lands and encroachment lands to an extent of Ac.1.76 cents and Ac.0.14 cents respectively in Sy.No.111/2 and 3 etc., in Sheelanagar, Tunglam Village of Gajuwaka Mandal, Visakhapatnam instead of paying compensation as proposed by the District Collector, Visakhapatnam in para 2 above and to allot the same in favour of Regional Director, ESIC, Hyderabad for construction of 500 bedded ESIC Model Super Specialty Hospital on payment of Market Value @ Rs.20,000/- per Sq. yard, as fixed earlier for an extent of Ac.6.82 cents, subject to the following conditions in addition to the conditions under BSO-24 and G.O. Ms. No.571, Revenue (Assn.I) Dept., dt: 14.09.2012.

a. The land shall be utilized for the purpose for which it is allotted within three years of the orders of alienation.
b. The alienee shall submit an annual report before 31st March on the progress of utilization to the District Collector.
c. The District Collector shall be authority to cancel and resume the land from the allottee for violation of conditions as well as for non-utilization of land.
d. The water bodies if any existing in the land should not be disturbed and should be allowed to continue their natural course.
e. The existing roads/rastas should not be disturbed.

5. The Special Chief Secretary & Chief Commissioner of Land Administration and the District Collector, Visakhapatnam shall take further necessary action accordingly in the matter.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

KARIKAL VALAVEN,
PRINCIPAL SECRETARY TO GOVERNMENT I/c,

To
The Special Chief Secretary & Chief Commissioner of Land Administration, A.P., Vijayawada.
The District Collector, Visakhapatnam
Copy to:
Labour, Employment & Factories Department.
The PS to Spl.Chief Secretary to Hon'ble CM
The OSD to Hon'ble Dy.CM(Rev)
The PS to Chief Secretary.
The PS to Spl.Chief Secretary (Rev)
S.F./SC.

//FORWARDED::BY ORDER//

SECTION OFFICE